

# \$379,000 - 5905 Madrone Tree Ln, Austin

MLS® #8336579

**\$379,000**

0 Bedroom, 0.00 Bathroom,  
Land / Farm on 0.85 Acres

Madrone Canyon, Austin, TX

Nestled in a pristine canyon in the charming and highly sought-after community of Bee Cave, Madrone Canyon is an exclusive gated enclave of stunning homesites offering an upscale sanctuary within top-rated Lake Travis ISD. Here, the essence of Hill Country living is redefined: roads curve gently, encouraging leisurely strolls, and cul-de-sacs bloom into private coves, forming a vibrant gated community where neighbors gather and discover new lifelong friends. Madrone Canyon owners have the opportunity to either bring a homebuilder for design approval or partner with one of the approved builders to construct their dream home. The community currently features luxury homes built by a selection of some of Austin's most well-known and esteemed firms, including Eppright, Ames Design Build, Sendero Homes, and Matt Sitra Custom Homes. Lot 82A, located at 5905 Madrone Tree Lane, is set on 0.85 acre and backs to greenspace near the community's serene walking trails. Life feels in balance with a harmonious lifestyle that extends beyond the exceptional location and welcoming homes, with eco-friendly trails and a lookout pavilion that beckons exploration and shared moments under the canvas of a star-filled sky. While carefully tucked away, Madrone Canyon effortlessly fuses convenience with the captivating beauty of nature to craft a daily living experience that feels like a perpetual Hill Country retreat.

**\*\*SEE ATTACHED EXHIBIT FOR**



INFORMATION ON MUD LUE & GRINDER  
PUMP FEE REIMBURSEMENT TO  
DEVELOPER. ASK AGENT FOR FULL SET  
OF CONTRACT DOCUMENTS PRIOR TO  
OFFER.\*\*

**Essential Information**

MLS® #	8336579
Price	\$379,000
Bathrooms	0.00
Acres	0.85
Type	Land / Farm
Sub-Type	Unimproved Land
Status	Active

**Water Feature/View**

View	Neighborhood,TreesWoods
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**Community Information**

Address	5905 Madrone Tree Ln
Area	LS
Subdivision	Madrone Canyon
City	Austin
County	Travis
State	TX
Zip Code	78738

**Amenities**

Utilities	Electricity Available, Natural Gas Available, Sewer Available, Water Available
Features	Community Mailbox, Curbs, Gated, Park, Trails/Paths

**Exterior**

Lot Description	Corner Lot, Backs to Greenbelt/Park, Level, Moderate Trees, Native Plants, See Remarks, Few Trees
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**School Information**

District	Lake Travis ISD
Elementary	Bee Cave

Middle	Bee Cave Middle School
High	Lake Travis

### **Additional Information**

Date Listed	January 17th, 2025
Days on Website	270
Days on Market	194
HOA Fees	1680
HOA Fees Freq.	Annually
Gated Community	Yes

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